

Sandhills Pediatrics: ±4,650 SF Medical Office Space Close to
Lexington Medical Center | West Columbia, SC

2318 Sunset Blvd, West Columbia, SC 29169, USA | West Columbia, SC | US |
Florence County
Available Acres: 4,650 | Sale Price: \$740,000



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Last Updated: Sep 26, 2023

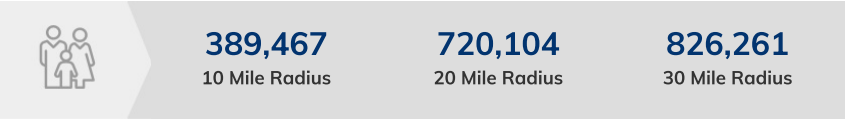
Realtor/Owner Contact

Colliers
Grayson Greiner
+1 803 401 4281 | grayson.greiner@colliers.com

Property and Area Description

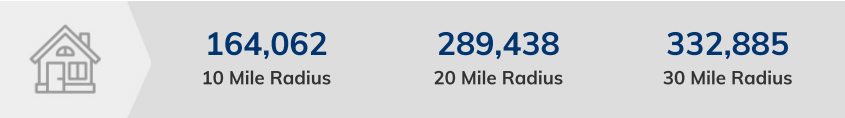
This free-standing medical building was constructed in 1992 and renovated in 2016. The property features excellent exposure and visibility to a large consumer base due to its prime location between Columbia and Lexington, frontage along a major thoroughfare (Sunset Blvd) and proximity to I-26. The building includes clinical exam space, a second floor (attic) office space and attached 600-SF flexible garage space. The property shares a common entry/driveway with two other property owners but includes its own designated 24-parking space surface lot for visitors. For more information, please download the property flyer and contact the listing brokers, Craig Waites and Grayson Greiner. Conveniently located within 1 mile of Lexington Medical Center with great visibility on Sunset Blvd/US-378, Close proximity to I-26 at Exit 110, Multiple useable spaces: Clinical area - ±3,770 SF; Second floor/finished attic - ±280 SF; Garage/Flex space - ±600 SF, ±9 exam rooms/private offices

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

Property Images

